

1 ***Council Meeting***  
2 ***Minutes***  
3 ***October 23, 2006***  
4

5 *A Regular Meeting of the Mayor and Council of the Borough of Leonia, Bergen County,*  
6 *New Jersey, was held this evening in the Borough Hall Annex, commencing at 7:31pm*  
7

8 Mayor Laurence Cherchi called the meeting to order.  
9

10 Mayor Laurence Cherchi asked everyone to stand while Councilman President Puzzo led  
11 in the Pledge of Allegiance.  
12

13 ***Council Present:*** *Mayor Laurence Cherchi, Councilpersons Hawkins, Heveran,*  
14 *Mitrani Raucci, Ryan and Puzzo*  
15

16 ***Council Absent:*** *none*  
17

18 ***Also Present:*** *Fran Lehmann, Borough Clerk, Brian Giblin, Borough Attorney,*  
19

20 **OPEN MEETING STATEMENT**  
21

22 Conditions of the Open Meeting Act have been met by Notice placed on the Bulletin  
23 Board at Borough Hall and notices sent to the Official Newspaper.  
24

25 Mayor Cherchi pointed out the Fire Exit.  
26

27 **PUBLIC COMMENTS**  
28

29 No one spoke  
30

31 **REPORTS OF STANDING COMMITTEES**  
32

33 Finance, Administration and Personnel – Councilwoman Heveran reported the ad for the  
34 Borough Administrator appeared in the Sunday Star Ledger as well as the League of  
35 Municipalities website. Some resumes have come in. I have sent e-mails to the Personnel  
36 Committee for available dates for interviews.  
37

38 Laws and Ordinances - Council President Puzzo - nothing at this time.  
39

40 Police – Councilman Ryan – Councilman Ryan reported on a memo from Chief Ziegler  
41 regarding Emergency Preparedness. Councilman Ryan reported that he has forwarded the  
42 information regarding a grievance filed by Sgt. Valentine to Labor Counsel, Karen  
43 Murray. Mayor Cherchi inquired about the hiring of another police officer? Councilman  
44 Ryan stated this will be addressed in the next Police Commission Meeting. This item will  
45 be discussed at the meeting of November 6, 2006.  
46

47 Fire – Councilwoman Heveran – nothing to report at this time.

48  
49 Ambulance – Councilman Raucci – moving forward on the generator installation.

50  
51 Public Works – Councilman Ryan inquired who the new engineer is at Birdsall and asked  
52 if the new engineer could come to the next meeting. Councilman Hawkins reported that  
53 he has spoken with Mr. Saitta regarding alternative fuel for the DPW. Councilman  
54 Raucci commended the DPW regarding the new fence at the Elm Street lot. He also  
55 commended the DPW for removing trees in front of Sylvan Park.

56  
57 Real Estate and Insurance Committee – Councilman Hawkins reported on the meeting  
58 held by the Citizens Advisory Committee.

59  
60 Administration – The Borough Clerk reported on the preparations for the building  
61 renovations with the moving of various departments. The Borough Clerk reported that the  
62 DOT would like to have a meeting with the Governing Body regarding the Grand Avenue  
63 Drainage project.

64  
65 Mayor – Mayor Cherchi reported on the progress he has made with getting Palisades Park  
66 to pay half of the bill for the collapsed sewer line on Oakdene Avenue. Palisades Park  
67 agreed to send the Borough a check for \$5,000. Palisades Park has expressed concern in  
68 sharing the cost of repaving Oakdene Avenue. Mayor Cherchi reported on a meeting  
69 with Council President Puzzo, Palisades Park and Ridgefield Park with the idea of  
70 sharing a salt shed. Mayor Cherchi reported on the Korean Thanksgiving in the Overpeck  
71 Park.

72  
73 Mayor Cherchi appointed Ron Chace as Emergency Management Coordinator and  
74 recommended that he receive a stipend of \$500.00 per year. Mayor Cherchi also  
75 appointed David Haenelt as Deputy Emergency Manager Coordinator and he also  
76 recommended he receive a \$500.00 stipend per year. Mayor Cherchi asked the Council to  
77 adopt an ordinance creating these positions and amend the salary ordinance to pay the  
78 stipend for the Deputy Coordinator. Mayor Cherchi would like a generator for the  
79 Department of Public Works. Councilwoman Heveran thanked Mayor Cherchi for  
80 appointing Mr. Chace and Mr. Haenelt to Emergency Management.

81  
82 Special Bodies - Councilman Hawkins met with Dr. Josefsberg with regard to putting  
83 solar panels on all the schools. Councilman Hawkins reported that there is an offer by the  
84 New Jersey Meadowlands Commission to pool the applicants from the schools and  
85 prepare an RFP for a contractor that would allow the panels to be done for nothing. Dr.  
86 Josefsberg is looking into the process.

87  
88 Councilman Hawkins handed out a proposal for the decorations for the holidays. There  
89 are funds available for this. Councilman Hawkins explained the proposal. Councilman  
90 Puzzo made a motion to accept the proposal for Holiday decorating, seconded by  
91 Councilwoman Heveran. Roll call vote on Resolution 07-257 Councilpersons Hawkins,  
92 Heveran, Mitrani, Raucci, Ryan and Puzzo voted yes. Resolution 06-257 approved.

93 **RESOLUTIONS**

94  
95 Council President Puzzo asked to have Resolution 06-250 pulled for discussion.

96  
97 The Councilwoman Heveran asked to have Resolution 06-248 held until after Closed  
98 Session.

99  
100 Councilman Ryan asked for a separate vote on 06-255.

101  
102 Mayor Cherchi asked to have a clause put in regarding the construction work at Borough  
103 Hall that the Governing Body has reviewed and approved the plans.

104  
105 A motion was made by Councilman Ryan, seconded by Councilwoman Heveran to  
106 approve Resolutions 06-246, 247, 249, 251 through 254 and 256. Roll call vote;  
107 Councilpersons Hawkins, Heveran, Mitrani, Ryan, Raucci and Puzzo voted yes.  
108 Resolutions approved.

109  
110 Council President Puzzo explained the reasons it is being held. After a discussion it was  
111 decided to hold the Resolution until November 6, 2006 meeting.

112  
113 Resolution 06-255 – Councilman Ryan asked for a separate vote on this Resolution.  
114 Councilman Raucci made a motion to approve Resolution 06-255 seconded by  
115 Councilman Hawkins. Roll call vote; Councilpersons Hawkins, Heveran, Raucci and  
116 Puzzo voted yes. Councilpersons Mitrani and Ryan voted no both felt the project should  
117 be re-bid as only one contractor responded. Resolution 06-255 approved.

118  
119 **INTRODUCTION OF ORDINANCES:**

120  
121 Introduction of Ordinance 16-06 entitled:

122  
123 **AN ORDINANCE TO CREATE THE POSITION OF MUNICIPAL HOUSING**  
124 **LIAISON FOR THE PURPOSE OF ADMINISTERING OF LEONIA'S**  
125 **AFFORDABLE HOUSING PROGRAM PURSUANT TO THE FAIR HOUSING**  
126 **ACT.**

127  
128 A motion was made by Council President Puzzo, seconded by Councilperson Hawkins to  
129 pass on first reading Ordinance 16-06.

130  
131 Roll call vote; Councilpersons Hawkins, Heveran, Mitrani, Raucci, Ryan and Puzzo  
132 voted yes. Ordinance 16-06 introduced.

133  
134 Introduction of Ordinance 17-06 entitled:

135  
136 **AN ORDINANCE AMENDING AND SUPPLEMENTING CHAPTER 194 OF**  
137 **THE CODE OF THE BOROUGH OF LEONIA, COUNTY OF BERGEN, STATE**  
138 **OF NEW JERSEY.**

A motion was made by Council President Puzzo, seconded by Councilman Raucci to approve on first reading Ordinance 17-06.

After a discussion by the Governing Body, Councilwoman Heveran made a motion to table Ordinance 17-06, seconded by Council President Puzzo, until the meeting of November 6, 2006. Roll call vote; Councilpersons Hawkins, Heveran, Mitrani, Raucci, Ryan, Puzzo voted yes. Ordinance 17-06 tabled.

#### **UNFINISHED BUSINESS**

- a) Borough Administrator – Councilwoman Heveran reported that interviews for the position are continuing.
- b) Fuel Consumption Accounting - Mayor Cherchi revisited a letter from Leonia residents regarding fuel consumption. Councilwoman Heveran asked if this regarding the gas logs that was previously disseminated. Mayor Cherchi stated they are looking for more of a clarification. Council President said this should be a priority for the new administrator and he can tell them we are also looking at alternative fuel.

#### **NEW BUSINESS**

- a) Liaison to the Building Department – Councilwoman Heveran feels there should be a liaison to the Building Department. This was one of the suggestions of Mr. Peters when he met with the Governing Body. Councilman Raucci agrees with Councilwoman Heveran. After much discussion regarding this subject it was decided it would be addressed at Reorganization.
- b.) Enforcement of Ordinances – Councilwoman Heveran brought up a discussion held a few months ago regarding signs advertising garage sales. Councilwoman Heveran stated that it states on the permits no signs are allowed to be posted. The Borough Clerk explained the process for garage sales. Councilwoman Heveran states it is up to the Police Department to enforce the issue. Councilwoman Heveran asked Councilman Ryan to address this with Chief Ziegler. Councilman Hawkins would like a fee attached to garage sales to keep them from putting up signs.
- c) Compensatory Time for Employees – Councilwoman Heveran (this item was moved to closed session)
- d) Cell Tower – Councilman Raucci inquired what is happening with T-Mobile? The Borough Clerk explained that T-Mobile is still asking for the signed plans from the Mayor since July. Mayor Cherchi stated he is going to try and have screening put around the tower. Council President Puzzo asked the Mayor to sign the plans and discuss this as a whole not just the Mayor negotiating something without the knowledge of the Governing Body. Councilwoman Mitrani brought up a letter from Mr. Peters regarding the roof of the fire house. Council President Puzzo has

issue with members outside of the Governing Body negotiating with anyone other than the Governing Body. Borough Attorney Giblin suggested having a small committee set up to meet with T-Mobile. Council President would still like them to meet with Council.

- e) Meeting Dates November 6, 13, 20, December 4, 11, 18 – Councilwoman Heveran noted that if the Fort Lee Green Meetings are on the same date as anyone of the above listed dates the members of the Governing Body will want to be present at that meeting. Councilwoman Heveran also noted that the Governing Body has been doing well with only two meetings. Councilwoman Heveran suggested that the Council not meet on the 6<sup>th</sup> but continue to meet on the 13<sup>th</sup> and 20<sup>th</sup>. Councilman Ryan agreed. Councilman Puzzo suggested meeting on November 8<sup>th</sup>.
- f) Fort Lee Road and Broad Avenue Drainage – Council President Puzzo inquired if anyone knew what was happening with the project. Mayor Cherchi stated that he met with the foreman from the County last week. The plans need to be changed. The Governing Body discussed the issues regarding the changes needed for drainage.
- g) Tax Appeals – The Borough Clerk brought to the attention of the Governing Body letters regarding tax appeals from Mr. Drexel. Councilman Hawkins made a motion to approve Resolution 06-258 authorizing Mr. McNerney to appraise the properties for tax appeals, seconded by Councilwoman Heveran. All in favor none opposed.
- h) Ordinance 290-25 – Borough Attorney Giblin discussed this ordinance regarding bulk requirements for the LI Zone. Mayor Cherchi explained the history of the existing ordinance. Borough Attorney Giblin stated the Ordinance needs to be clarified. Mr. Giblin will prepare an ordinance for Council review.
- i) Senior Bus for Fort Lee BOA – The Council agreed the bus Senior Bus should be made available for the Fort Lee Green Meetings.
- j) Re-adoption of Truck Ban Ordinance – The Clerk asked the Borough Attorney the procedure for of readopting the truck ban ordinance. The Governing Body discussed the reasoning behind the request. After a lengthy discussion of the Governing Body it was decided to review the fine structure of the Ordinance for amendment. This will be reviewed at the meeting of November 6.

#### **CORRESPONDENCE**

Stormwater Ordinance – The Borough Clerk asked for the penalty for violation of the ordinance. The consensus of the Governing Body was for a fine of \$1,000.

Councilwoman Heveran – Brought up a complaint from Nina Gaetjens regarding the carpet in the Annex meeting room. Councilwoman Mitrani stated it has been under

231 planning for the last nine months, the funds are available but nothing has been done in  
232 regard to ordering the carpet.

233  
234 A discussion was held regarding the Overpeck Relief Valve easement proposed by the  
235 BCUA. Councilman Hawkins made a motion that an appraisal be made for not more than  
236 \$1,000 on the property, seconded by Council President Puzzo. All in favor; none  
237 opposed.

238  
239 Councilwoman Mitrani brought forth the letter from A& D Auto Body to purchase the  
240 property next to it to allow them to expand. Councilman Raucci explained the request.  
241 Council President Puzzo and Councilman Hawkins will speak with the owner of the  
242 property.

243  
244 Illegal Housing Task Force – Councilwoman Heveran will put this on the next agenda.

245  
246 **COMMENTS FROM THE PUBLIC**

247  
248 Karen Peters 142 Park Avenue – Spoke about the Garage Sale Signs being out of control.  
249 Mrs. Peters also brought to the attention of the jitney buses idling on the side of Broad  
250 Avenue.

251  
252 Councilman Hawkins suggested the Governing Body consider an anti-idling ordinance.  
253 Councilman Ryan agreed with Mrs. Peters about this becoming a quality of life issue.

254  
255 **CLOSED SESSION (RESOLUTION P)**

256  
257 The following items were discussed in Closed Session; Resolution 06-248,  
258 Compensatory Time, PBA Grievance and White Collar Grievance.

259  
260 A motion to go into closed was made by Council President Puzzo, seconded by  
261 Councilwoman Heveran. All in favor none opposed.

262  
263 Councilwoman Heveran made a motion to adjourn, seconded by Councilman Hawkins.  
264 All in favor; none opposed.

265  
266 As there was no further business before the Governing Body, the meeting was adjourned  
267 at 10:40pm

268  
269 Respectfully submitted,

270  
271  
272  
273 Fran Lehmann  
274 Borough Clerk